

Quit-Claim Deed (Without Covenant - Release)

TRANSFER
TAX
PAID

029046

Know All Men By These Presents

That **Scott M. Shepherd** of Waterville in the County of Kennebec and State of Maine in consideration of ONE DOLLAR (\$1.00) and other valuable consideration paid by Joseph A. Shepherd of Waterville in the County of Kennebec and State of Maine, and whose mailing address is 24 Drummond Avenue, Waterville, Maine 04901, the receipt whereof I do hereby acknowledge, do hereby remise, release, bargain, sell and convey and forever quit-claim unto the said **Joseph A. Shepherd**, his heirs and assigns forever;

All my right, title and interest in and to:

A certain lot or parcel of land with the buildings thereon, situated in Waterville, County of Kennebec and State of Maine, on the westerly side of Drummond Avenue, more particularly bounded and described as follows, to wit:

Commencing at a point in the westerly line of said Drummond Avenue at the northeasterly corner of land, now or formerly owned by Samuel Pooler; thence running westerly along the northerly line of land, now or formerly of Samuel Pooler, to land, now or formerly owned by Charles St. Peter; thence northerly along the easterly line of land, now or formerly owned by Charles St. Peter to the southwesterly corner of a lot of land sold by Arthur J. Alden to Alphonzo H. Gero on April 24, 1893, deed recorded in Kennebec Registry of Deeds, Book 397, Page 171; thence easterly following the southerly line of land, so conveyed by said Alden to said Gero and following the southerly line of a lot conveyed by Aldolph P. Gagner to Alfonzo J. Gero on April 24, 1893, deed recorded in said Registry, Book 397, Page 172, to the westerly line of said Drummond Avenue; thence southerly following the westerly line of said Drummond Avenue to the point of beginning.

Also a right of way to pass and repass, with teams or on foot over a strip of land, twelve (12) feet wide, next northerly and adjoining on the north that portion of the above described premises conveyed by Alphonzo J. Gero to Freda J. and Frank Paquette on July 9, 1916, deed recorded in said Registry, Book 548, Page 307, said right of way having been originally conveyed to said Frank Paquette and Freda Paquette by said deed.

Being the same premises acquired by me, Muriel A. Shepherd, the grantor herein by Warranty Deed of Burtis McGaughey and Patricia G. McGaughey dated September 6, 1977 and recorded in the Kennebec County Registry of Deeds.

TO HAVE AND TO HOLD the same, together with all the privileges and appurtenances thereunto belonging, to the said Joseph A. Shepherd, his heirs and assigns to him and their own use and behoof forever.

IN WITNESS WHEREOF, I the said Scott M. Shepherd have hereunto set my hand and seal this 31st day of October, 1989.

Signed, Sealed and Delivered
in the presence of

Kathie A. Sawtelle Scott M. Shepherd
Scott M. Shepherd

STATE OF MAINE
KENNEBEC, SS.

DATE: October 31, 1989

Personally appeared the above named Scott M. Shepherd and acknowledged the above instrument to be his free act and deed.

Before me,

Kathie A. Sawtelle
Notary Public

SEAL

RECEIVED KENNEBEC SS.

1989 NOV -6 PM 3:09

Kathie A. Sawtelle
Notary Public
My Commission Expires 8-21-94